BOOK 11374 PG. 343

Bet 50-B
JR

WARRANTY DEED

PREPARED BY:

RETURN TO:
BANKERS TITLE & ESCROW CORP
3310 WEST END AVE.
NASHVILLE, TN 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 282,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
5th DAY OF March 19 99

Notary Public

MY COMMISSION EXPIRES: [illegible] 19
(AFFIX SEAL)

DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY:
Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mitchell R. Hilt	FT MORTGAGE CO	MAP 117-04
1908 Cedar Lane (NAME)	10741 Kuy Wilcox Dr (NAME)	PARCEL 212
Nashville, Tennessee 37212 (ADDRESS)	OMAHA, TX 75220 (ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, John R. Olert, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mitchell R. Hilt and wife, Betsy F. Hilt

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of A. B. Montgomery Lands, of record in Plan Book 1, page 22, Chancery Court for Nashville, Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to John R. Olert and wife, Laura Anne Carr by deed from Donald K. Schmidt and wife, Rosa P. Schmidt, of record in Book 6889, page 754, said Register's Office. Laura A. Carr conveyed her interest in said property to John R. Olert by Quitclaim Deed of record in Book 10538, page 600, said Register's Office. Laura A. Carr is one and the same person as Laura Anne Carr.

This conveyance is subject to (a) 1999 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 1, page 22, Chancery Court of Davidson County; and (c) restrictive covenants of record in Book 1049, page 634, said Register's Office.

Patricia Olert joins in executing this Deed to convey any marital interest she may have in subject property.

unimproved ( )
This is improved (X) property, known as 1908 Cedar Lane, Nashville, Tennessee 37212
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 5th day of March 19 99

John R. Olert

Patricia Olert

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John E. Olert, married and Patricia Olert

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 5th day of March, 19 99.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

_____
Notary Public

05582020
JOE C. DAVIS
REGISTER'S OFFICE
DAVIDSON COUNTY, TN.
99 MAR -8 PM 3:14
RECEIPT #
5548 03/08 0101 03CHECK 1054.40

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

0558202

IDENTIF. & REFERENCE

99MAR-8 PM 3:14

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

			CAMT
			282000.00
		CON TX	1043.40
		PRFEE	1.00
		WDEED	8.00
		CFEE	2.00
		TOTAL	1054.40
		CHECK	1054.40
03/08/99	01	15:13 0001	5548

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1434707